



# CITY FIRST BANK OF DC

Mr. Anthony J. Hood, Chairperson  
DC Zoning Commission  
One Judiciary Square  
441 4th Street NW, Second Floor  
Washington, DC 20001

**Re: ANC 5C-03 Support for Zoning Case ZC 10-14**

RECEIVED  
D.C. OFFICE OF ZONING  
2013 SEP 13 PM 2:23

Dear Chairman Hood and Members of the Commission:

I am the Chief Lending Officer at City First Bank in Washington, DC. City First Bank is Washington's only commercial bank solely dedicated to community development finance. We offer loans that help to revitalized communities by providing capital for business growth and development in low and moderate income areas.

I am familiar with the property at 1700 1<sup>st</sup> Street, NW Washington, DC 20001, and I have met with the owner, Mr. Stuart Davenport, to discuss a commercial real estate loan for his business, the Big Bear Café.

The Big Bear Café property is zoned as a Residential property in an R-4 zone. I understand that Mr. Davenport is applying to have the property rezoned to be officially recognized as a Commercial property in a C-2-A zone.

I am writing to clarify that if the property were zoned "Residential" it would be much more difficult for Mr. Davenport to qualify for a commercial real estate loan than if the property were zoned "Commercial." If the property were officially recognized with a C-2-A designation as a Commercial property, Mr. Davenport's ability to qualify for a Commercial real estate loan would significantly improve.

With financing support from City First Bank, the Big Bear Café would have capital to grow its business, and continue to provide jobs and services to the community.

Thank you,

William F. Lindlaw

Executive Vice President

ZONING COMMISSION  
District of Columbia  
CASE NO. 10-14  
EXHIBIT NO. 37  
ZONING COMMISSION  
District of Columbia  
CASE NO. 10-14  
EXHIBIT NO. 37